

Prepared By & Return To:
Bridgforth & Buntin
P. O. Box 241
Southaven, MS 38671
393-4450

BOOK 292 PAGE 274

STATE MS.-DESOTO CO.
FILED

WARRANTY DEED

OCT 27 11 12 AM '95

THE NELSON IRREVOCABLE TRUST

TO

JOHN RUSSELL, ET UX

GRANTOR(S)

BK 292 PG 274
W.F. DAVIS, CH. CLK.
W.F. Davis

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, TIMOTHY J. NELSON and WILLIAM F. FITZGERALD, CO-TRUSTEES OF THE NELSON IRREVOCABLE TRUST, do hereby sell, convey and warrant unto JOHN RUSSELL and wife, MELANIE RUSSELL, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 158, Section A, Brook Hollow, situated in Section 24, Township 1 South, Range 8 West, City of Southaven, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 7, Page 8, in the office of the Chancery Clerk of DeSoto County, Mississippi

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in City of Southaven, DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year have been pro-rated on an estimated basis.

Possession is to be given with deed.

WITNESS our signatures this the 24th day of October, 1995.

THE NELSON IRREVOCABLE TRUST

By: [Signature]
TIMOTHY J. NELSON - Trustee

By: [Signature]
WILLIAM F. FITZGERALD - Trustee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 24th day of October, 1995 within my jurisdiction, the within names, TIMOTHY J. NELSON and WILLIAM F. FITZGERALD, Co-Trustees of The Nelson Irrevocable Trust, who acknowledged that as Co-Trustees of The Nelson Irrevocable Trust, they executed the above and foregoing instrument.

My Commission expires:
11-27-95

[Signature]
NOTARY PUBLIC

Grantor Address & Phone:
7107 Kingcrest Cove
Olive Branch, MS 38654
Home: 895-4881 Work: 368-8237

Grantee Address & Phone:
8144 Elmbrook
Southaven, MS 38671
Home: 349-3975 Work: 372-1565